 <div style="text-align: center;"> Financial Assistance Award DENALI COMMISSION 510 L Street, Suite 410 Anchorage, Alaska 99501 (907) 271-1414 (phone) (907) 271-1415 (fax) www.denali.gov </div>		Award Number	01122-00		
		Award Title	Pre-Development Program		
		Performance Period	April 1, 2009 through December 31, 2009		
Authority 112 Stat 1854		CFDA Number 90.100		Recipient Organization & Address Foraker Group 880 H Street, #100 Anchorage, AK 99501 Phone: 907-743-1200 Recipient DUNS # 087135260 TIN # 920177787	
Denali Commission Finance Officer Certification		Jennifer Price 07/23/2009			
Cost Share Distribution Table					
Accounting Code	New Funding		Prior Period Funding		Total
	Denali Commission	Other Contributors	Denali Commission	Other Contributors	
95670000AL	\$150,000.00		\$0.00		\$150,000.00
	\$0.00		\$0.00		\$0.00
	\$0.00		\$0.00		\$0.00
	\$0.00		\$0.00		\$0.00
	\$0.00		\$0.00		\$0.00
Rasmuson Foundation		\$295,000.00		\$0.00	\$295,000.00
AMHTA		\$295,000.00		\$0.00	\$295,000.00
		\$0.00		\$0.00	\$0.00
		\$0.00		\$0.00	\$0.00
		\$0.00		\$0.00	\$0.00
Total	\$150,000.00	\$590,000.00	\$0.00	\$0.00	\$740,000.00
This Financial Assistance Award approved by the Federal Co-Chair of the Denali Commission constitutes an obligation of federal funding.					
<p>This Agreement with The Foraker Group (TFG) pertains to the Denali Commission's (Commission's) financial contribution to project pre-development activities through the collaboration defined in the July 21, 2006 Memorandum of Understanding for a Pre-Development Program.</p> <p>As outlined in the Memorandum of Understanding, the Commission, the Rasmuson Foundation, the Alaska Mental Health Trust Authority and TFG agreed to provide pre-development services on behalf of the partnering agencies to partnering agency clients.</p> <p>For purposes of this award, the Commission commits \$150,000 toward pre-development activities. The Rasmuson Foundation and the Alaska Mental Health Trust Authority have each committed \$295,000 for FY09. Activities, scope and budgetary requirements are specifically outlined in the FY09 Pre-Development Work Plan, attached. Among the activities included in this Work Plan is the development and implementation of an evaluation process to assess the effectiveness of the Pre-Development Program. This will assist the Commission in its progress and monitoring efforts and assessing "lessons learned."</p>					
Signature of Authorized Official - Denali Commission Electronically Signed			Typed Name and Title Krag Johnsen		Date 07/23/2009

AWARD ATTACHMENTS

Foraker Group

01122-00

1. Award Conditions
2. FY09 Pre-Development Work Plan

***Award Conditions to the Financial Assistance Award
Between the Denali Commission The Foraker Group
For the Pre-Development Program
Award No. 01122
July 2009***

1. Scope of Work

This Agreement with The Foraker Group (TFG) pertains to the Denali Commission's (Commission's) financial contribution to project pre-development activities through the collaboration defined in the July 21, 2006 *Memorandum of Understanding* for a Pre-Development Program.

As outlined in the *Memorandum of Understanding*, the Commission, the Rasmuson Foundation, the Alaska Mental Health Trust Authority and TFG agreed to provide pre-development services on behalf of the partnering agencies to partnering agency clients.

For purposes of this award, the Commission commits \$150,000 toward pre-development activities. The Rasmuson Foundation and the Alaska Mental Health Trust Authority have each committed \$295,000 for FY09. Activities, scope and budgetary requirements are specifically outlined in the FY09 Pre-Development Work Plan, *attached*. Among the activities included in this Work Plan is the development and implementation of an evaluation process to assess the effectiveness of the Pre-Development Program. This will assist the Commission in its progress and monitoring efforts and assessing "lessons learned."

All Commission funding is intended for use for the scope of work identified in the Award document only. Any balance of funds remaining after the full scope of work has been completed will be returned to the Denali Commission.

2. Milestones

The following milestones are identified as the major steps to be completed as part of the project. "Planned" dates for the first milestone are included here. As part of each progress report, recipients shall update the progress toward meeting these milestones (see section 7, Reporting).

See the attached Work Plan for specific activities to be accomplished within the fiscal year. Progress on these activities will be reported quarterly.

Milestone	Planned		Actual		Units	Total Cost At Completion
	Start Date	End Date	Start Date	End Date		
Complete FY09 Activities	04/01/2009	12/31/2009			0	\$0.00
Project Close-out	01/01/2010	03/30/2010			0	\$0.00

3. Award Performance Period

The Award performance period is April 1, 2009 through December 31, 2009. This is the period during which Award recipients can incur obligations or costs against this Award.

4. Direct and Indirect Costs

The cost principles of OMB Circular A-122 are applicable to this Award. No indirect costs are allowable under this award. Please refer to the cost principles regulations for specific details on other allowable charges under this Award.

5. Budget and Program Revisions

The Administrative Circular, 2 CFR Part 215 (formerly OMB A-110), applies to this Award. Please refer to the Administrative Circular for specific details on revisions to this Award. The Administrative Circular requires that TFG will inform the Commission in writing (e-mail, letter, or report) at the earliest possible date of any unanticipated project cost overrun, project schedule delays, or changes in the project scope or changed site conditions.

6. Payments

Payments under this Award will be made by electronic transfer in response to a "Request for Advance or Reimbursement", Standard Form 270 (SF-270) submitted by the TFG. Requests for reimbursements may be made as needed. The SF-270 must be submitted to the Commission via fax, e-mail (finance@denali.gov) or mail in order for payment to be processed. The form is available on the OMB website:

http://www.whitehouse.gov/OMB/grants/grants_forms.html. Payments shall be made in accordance with 2 CFR Part 215. Please contact the Commission's Finance Specialist at (907) 271-1414 for further information about submitting this form. **No interest will be accrued on these funds.**

7. Reporting

Two forms of project reporting are required under this Award, listed below. TFG shall submit reports using the Denali Commission's on-line Project Database System, available at www.denali.gov. If there are technical limitations which may prevent the recipient from meeting this requirement, please contact the Program Manager listed in this agreement.

- a. **Progress Reports** shall be submitted on a quarterly basis. The first reporting period is April 1, 2009 to September 30, 2009, and quarterly thereafter. Reports are due within 30 days of the end of the reporting period. Progress reports shall include the following:
 - i. Total project funding, including both Commission funding and other project funding sources.

- ii. The total project expenditures for the project as of the end of the reporting period, including both Commission and Other funding sources.
 - iii. Updated schedule and milestone information as identified in the Scope of Work
 - iv. Narrative summary of the project status and accomplishments to date, and address the following questions: is the project on schedule, is the project on budget, and what actions are planned to address any project problems.
 - v. **Non-Construction Projects** For minor repair and renovation projects or other non-construction projects, pictures should be provided of before and after, or photos that are representative of the funded activity, to the extent possible. Photos shall be provided in a digital format as part of the on-line report. A short description of the activity and names of those in the photos shall also be provided.
- b. **Federal Single Audits** shall be submitted annually, when required. In accordance with OMB Circular A-133, which requires [subpart 200] “Non-Federal entities that expend \$500,000 or more in a year in Federal awards shall have a single or program-specific audit conducted for that year in accordance with the provisions of this part [subpart 205]. The determination of when an award is expended should be based on when the activity related to the award occurs.”

Recipients shall also submit single audits to the Federal Clearinghouse as designated by OMB. Information can be found on the following web-site:

<http://harvester.census.gov/sac/>

8. Project/Award Close-Out

The project close-out report shall be completed within 90 days of the end of the Award performance period or within 90 days of the completion of the project, whichever is earlier. Recipients must also draw down any remaining funds for expenditures incurred under this award during this 90-day period.

The project close-out report shall be submitted on-line through the Commission’s on-line Project Database System, available at www.denali.gov. The project close out will require the recipient to submit the following information:

- a. Final data for each item listed in paragraph 7(a) “Progress Reports”
- b. Final project expenditures itemized by the following categories: planning & design; materials & equipment; freight; labor; project administration/overhead and other expenses.
- c. Acknowledgement of support: For all non-construction projects, the Award recipient shall include an acknowledgement of the Government’s support for the project(s) developed under this Award. The format for acknowledgement of the Government’s support for non-construction awards will vary with each award and must be agreed

upon between the Award recipient and the Commission Project Manager. Acknowledgement consists of full recognition of the Commission involvement in all Pre-Development activities as outlined in the FY09 Work Plan through all pertinent program activities. Costs associated with this requirement shall be paid out of the project funding received by the Award recipient from the Denali Commission.

9. Public Policy Laws and Assurances

Award Recipients are required to comply with the public policy laws and assurances on Standard Forms SF 424b (non-construction projects). Some of the laws are highlighted below for your reference.

To the maximum extent practicable, considering applicable laws, Funding Recipients shall accomplish the project contemplated by the Award using local Alaska firms and labor.

No portion of this award may be used for lobbying or propaganda purposes as prohibited by 18 U.S.C. Section 1913 or Section 607(a) of Public Law 96-74.

Project level environmental reviews in accordance with the National Environmental Policy Act (NEPA) and the National Historic Preservation Act (NHPA) are required for each project undertaken with Denali Commission funds.

10. Non-Compliance with Award Conditions

Recipients not in compliance with the terms and conditions of this Financial Assistance Award will be notified by the Commission. The Commission will work with the recipient to identify the steps necessary to bring them back into compliance, and will establish an appropriate time frame for the corrections to be made. If the corrections have not been made by the deadline, the Commission reserves the right to either suspend or unilaterally terminate the Financial Assistance Award for non-performance.

11. Program Manager, Financial Manager & Other Contact Information

Denali Commission	The Foraker Group
Jason Meyer Energy Program Fellow 510 L Street, Suite 410 Anchorage, AK 99501 Phone: 907-271-1767 Fax: 907-271-1415 E-mail: jmeyer@denali.gov	Chris Kowalczewski Program Manager 161 Klevin Street, Suite 101 Anchorage, AK 99508 Phone: 907-743-1203 Fax: 907- 276-5014 Email: ckowalczewski@forakergroup.org
Mariah McNair Grants Administrator 510 L Street, Suite 410 Anchorage, AK 99501 Phone: 907-271-2367 Fax: 907-271-1415 E-mail: mmcnair@denali.gov	Mike Walsh Vice President of Operations 161 Klevin Street, Suite 101 Anchorage, AK 99508 Phone: 907-743-1200 Fax: 907-276-5014 Email: mwalsh@forakergroup.org



Annual Work Plan for the Pre-Development Program For FY 2009

In accordance with the Memorandum of Understanding between The Foraker Group, the Denali Commission, the Alaska Mental Health Trust Authority, and the Rasmuson Foundation (the Partners), this document outlines the goals and the tasks for the Pre-Development Program for Fiscal Year 2009 (July 1, 2008 to June 30, 2009).

- I. Goal Statement:** The purpose of the Pre-Development Program is to present the Partners with capital projects that have been professionally and thoroughly reviewed for organizational capacity, program worthiness, appropriateness of size and site, sustainability, reasonable cost, and achievable funding plan. The Partners will be provided with the information needed for their respective determinations that a project is “ready to fund” and “worthy of funding”.
- II. Roles and Responsibilities:** The Pre-Development Program will oversee the process by which projects are evaluated and provided assistance. In general, the Partners’ Program Officers will be responsible for providing the evaluations and recommendations on organizational capacity, program planning, and financial feasibility. The Pre-Development Program will have primary responsibility for evaluation and recommendations on site and facility planning. A full description of the assigned responsibilities will be found in the “Pre-Development Process Responsibility Matrix” in Appendix A.
- III. Project Priorities for FY 2009:** Projects selected for inclusion in the Pre-Development Program will be prioritized on the following criteria:
 - A. The project is sponsored by two or more of the funders
 - B. The organization has demonstrated the capacity to be successful in carrying out the project.
 - C. The organization has shown commitment to the project
 - D. Special circumstances exist such as natural disasters or earmarked funding

- E. The project belongs to a “cohort”. In FY 2009 the recognized cohorts are, senior housing, clinics, and libraries/museums.

IV. Level of Services to be Provided: Each project accepted into the Pre-Development Program will be assigned to one of the following levels of service: 1) review only, 2) review and limited technical assistance, or 3) review, project management, and technical assistance. The assignment of level of service will be made on the basis of the organization’s requirements, the funders’ requests, and the capacity of the Program to take on more projects.

V. FY2009 Task List

A. Training

1. **Quarterly Workshops for Organizations** on the Pre-development process, business planning, and capital fund raising. The workshops will be made available through The Foraker Group and will be available to any interested organization whether they have been accepted into the Pre-Development Program or not. Organizations accepted into the Program could be required to take the workshop. The workshops will be offered at regional centers around the state. *Target Dates: September, December, April, June*
2. **Partner’s Program Officers Meetings** with Pre-Development staff on at least an annual basis. *Target Date: June*
3. **Cost Estimating Training** to Partners and Program Officers to be held during regularly scheduled meetings.
4. **Contractors Session** on the Pre-Development Program, its goals, and its values. *Target Date: Within one month of adding contractors.*
5. **Funders’ Forums** *Target Dates: November, January*
6. **New Courses-Develop** at least two additional courses on pre-development topics for inclusion in The Foraker Group course schedule next year. Possible topics are the selection process for design team consultants and “green” projects. *Target Date: June 2009*

B. Reporting/Project Tracking

1. Keep the Partners informed through monthly email reports and quarterly meetings. *Quarterly Meeting Target Dates: September, January, March, June*

2. Keep the Partners informed on project information by maintaining a project list that includes projects going through the application process and potential projects as well as those on the priority list. *Update Monthly*
3. Keep the Partners informed on the progress of projects by developing and maintaining a calendar that summarizes major milestones and expected dates when projects will be ready for funding. *Develop by September*

C. Guidelines and Procedures:

1. Develop and implement an evaluation process to assess the effectiveness of the Pre-Development Program.
2. Improve the process for monitoring project progress and communicating with project participants.
3. Explore means of raising additional revenue for the Pre-Development Program.

D. Establish Relationships to Strengthen the Program:

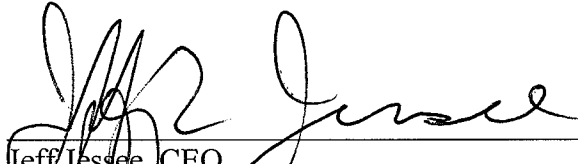
1. Meet with USDA staff to strategize means of coordinating on projects. Target Date: July
2. Maintain a working relationship with AHFC, DHSS, the Denali Commission's agents, and other program partners of the funders. *Target Date: March 2008.*
3. Explore options for working with the Paul G. Allen Foundation, the Murdock Trust, and other foundations to leverage funding for Pre-Development projects.

VI. Budget


The three funding Partners operate on different fiscal years and have awarded grant funds to the Program for different periods of time. At the start of FY '09 there will be a total of \$394,375 available to cover the period through June of '09. However these funds are not distributed equally among the funders. The Rasmuson Foundation has awarded sufficient funding for the next two fiscal years while the Denali Commission has funding for half a year and the AMHTA has a deficit. The uncertainty about funding and the non-standard funding periods make budgeting for the Pre-Development Program difficult. However, a budget has been drafted (Appendix B) based on prior year experience, anticipated program expenses for the coming year, and anticipated funding. The Partners are expected to provide equal amounts each

year and to make those funds available based on the State's fiscal year, when possible.


AGREED:


Jeff Jessee, CEO
Alaska Mental Health Trust Authority

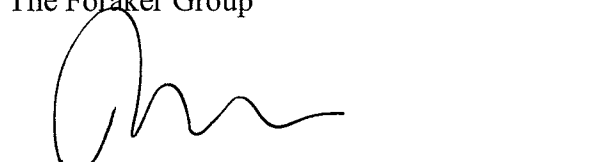
7/15/08
Date


George Cannelos, Federal Chair
Denali Commission

6/27/08
Date


Dennis McMillian, President
The Foraker Group

6/13/08
Date


Diane Kaplan, President
Rasmuson Foundation

6/19/08
Date

APPENDIX A

Pre-Development Process Responsibility Matrix

	Funding Agency Program Officer	Pre-Development Program	Foraker Group	Financial Consultant	Program Consultant	Site/Facility Consultants
Organizational Issues						
Project Supports Core Mission	■	□	●			
Board Supports Project	■	□	●			
Staff Resources Adequate	■	□	●	●		
Organizational Financial Sustainability	■	□	●			
Collaborations Formalized	■	□	●			
Program Issues						
Definition of Services	■	□			●	
Needs Assessment	■	□			●	
Staffing	■	□			●	
Functional Program	■	□			●	
Program Operational Costs	■	□		●	●	
Facility Operational Costs	■	□		●	●	
Site and Facility Issues						
Zoning/Permitting		■				●
Site Survey		■				●
Soil Studies		■				●
Real Estate/Legal		■				●
Utilities		■				●
Access/Parking		■				●
Environmental		■				●
Archeological		■				●
Site Layout		■				●
Code and Condition		■				●
Space Program		■				●
Concept Plans		■				●
Construction Cost Estimate		■				●
Project Cost Estimate		■				●
Financial Issues						
Program Revenue	■	□		●	●	
Program Expenses	■	□		●	●	
Project Funding	■	□	●			
Project Budget	■	□				●

Key

- Primary Responsibility
- Technical Assistance
- Support/Process Oversight



APPENDIX B

Pre-Development FY'09 Budget - Preliminary

Income

Denali Commission	\$295,000
AMHTA	\$295,000
Rasmuson Foundation	\$295,000
Total Income	\$885,000

Expenses

Program Core Expenses

<i>Personnel</i>	\$160,000
<i>Supplies</i>	\$4,000
<i>Dues & Subscriptions</i>	\$2,000
<i>Professional Fees</i>	\$2,000
<i>Telephone</i>	\$1,200
<i>Printing</i>	\$1,000
<i>Meals & Catering</i>	\$1,500
<i>Foraker Internal Professional</i>	\$25,000
<i>Travel</i>	\$15,000
<i>Subtotal</i>	\$211,700
<i>Indirect @ 20%</i>	\$42,340
Total Core Costs	\$254,040

Technical Assistance Expenses

<i>Training</i>	\$25,000
<i>Technical Assistance</i>	\$360,000
<i>Project Management</i>	\$200,000
<i>Tools Development</i>	\$15,000
<i>Program Evaluation</i>	\$30,000

Total TA Costs **\$630,000**

Total Expenses **\$884,040**
